

**NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.**

**MANAGEMENT CERTIFICATE OF  
AVONDALE ON MAIN HOMEOWNERS' ASSOCIATION, INC.**

THE STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS           §

Pursuant to Tex. Prop. Code chs. 202 and 209, the undersigned authorized agent of Avondale on Main Homeowners' Association, Inc., the property owner's association for Avondale on Main, a residential subdivision in Harris County, Texas, (the "Subdivision") submits this Management Certificate of Avondale on Main Homeowners' Association, Inc.

1. The name of the Subdivision is Avondale on Main.
2. The name of the association for the Subdivision is Avondale on Main Homeowners' Association, Inc. ("Association").
3. The plats for the Subdivision are recorded in the Official Public Records of Harris County, Texas, as follows:

The Final Plat of Avondale on Main, Section 1, a subdivision in Harris County, Texas, according to the map or plat thereof recorded under Instrument No. RP-2019-460484.

The Final Plat of Avondale on Main, Section 2, a subdivision in Harris County, Texas, according to the map of plat thereof recorded under Instrument No. RP-2020-289659.

4. That certain Declaration of Covenants, Conditions and Restrictions for Avondale on Main, the declaration for the Subdivision has been recorded in the Official Public Records of Harris County, Texas, under County Clerk's Instrument No. RP-2020-105657 and thereafter amended by that Amendment to Declaration of Covenants, Conditions and Restrictions for Avondale on Main recorded under Harris County Clerk's File No. RP-2020-254488 and later annexed additional property into the jurisdiction of the Subdivision by that certain Notice of Annexation and Supplemental Declaration of Covenants, Conditions, and Restrictions for Avondale on Main recorded under Harris County Clerk's File No. RP-2020-304897, herein after collectively referred to as "Declaration".

5. The contact information of the Association, and that of the person managing the Association, is c/o LPI Property Management, LLC, P.O. Box 3217, Pearland, Texas 77588-3217, attn: Jordan Cook; jcook@lpidev.net; (281) 947-8675, lpipropertymanagement.com. The current transfer fee for the transfer of any Lot in the Association is \$200.00 . Resale documents are as follows: \$375.00 - Resale Certificate; \$75.00 - Statement of Account. A rush order for the forgoing may be subject to an additional fee.

6. True and correct copies of the Certificate of Formation and Bylaws have been recorded in the Official Public Records of Harris County, Texas under Instrument No. RP-2020-105695.

7. True and correct copies of the current Document Retention Policy, Records Production Policy, Statutory Notice of Posting and Recordation of Documents, Email Registration Policy, Policy Regarding the Installation and Display of Flags and Flagpoles, Policy Regarding Display of Certain Religious Items, Policy Regarding Installation and Use of Rainwater Harvesting, Policy Regarding Installation and Use of Solar Energy Devices and Energy Efficient Roofing Materials, and Standby Electric Generator Policy are attached to that certain Avondale on Main Policy Manual recorded under Harris County Clerk's File No. RP-2020-105695. That certain Payment Plan Guidelines and Application of Payments Schedule and Assessment Collection Policy recorded at Harris County Clerk's Instrument No. RP-2020-105695 are hereby revoked.

Signed this 24<sup>th</sup> day of January, 2022.

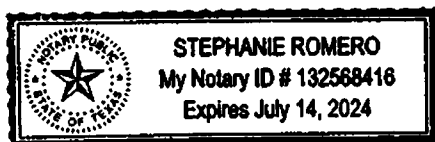
AVONDALE ON MAIN HOMEOWNERS'  
ASSOCIATION INC.

By: [Signature]  
Name: Jordan Cook  
Title: Manager

STATE OF TEXAS

COUNTY OF HARRIS

This instrument was acknowledged before me on the 24<sup>th</sup> day of January, 2022  
by Jordan Cook, Manager of Avondale on Main Homeowners'  
Association, Inc. a Texas not for profit corporation, on behalf of said not for profit corporation



[Signature]  
Notary Public in and for the State of Texas

RP-2022-43608  
# Pages 3  
01/25/2022 12:46 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$22.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically  
and any blackouts, additions or changes were present  
at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or  
use of the described real property because of color or  
race is invalid and unenforceable under federal law.  
THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in  
File Number Sequence on the date and at the time stamped  
hereon by me; and was duly RECORDED in the Official  
Public Records of Real Property of Harris County, Texas.



*Teneshia Hudspeth*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

RP-2022-43608